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MEMORANDUM

TO: Mayor and City Council
FROM: Jerry Rusthoven, Assistant Director/Interim Lead
Planning and Zoning Department
DATE: July 17, 2020
SUBJECT: **C14-2020-0035 – 707 W. 14th Street Apartments**
Request for Conditional Overlay Prohibited Uses (District 9)

The Board of Old Austin Neighborhood Association (OANA) requested some conditions in addition to the 60-foot height limit be included in the rezoning of 707 West 14th Street. Applicant has agreed to prohibit several land uses through a Conditional Overlay (see attached email).

The item is on the Council Agenda for July 30, 2020.

If you need additional information, please contact Assistant Director, Jerry Rusthoven, at 512-974-3207.

**Jerry Rusthoven, Assistant Director/Interim Lead
Planning and Zoning Department**

xc: Spencer Cronk, City Manager
J. Rodney Gonzales, Assistant City Manager

From: [Chris Riley](#)
To: [Graham, Mark](#)
Cc: "[Ted Siff](#)"; "[Jay Reddy](#)"
Subject: Case C14-2020-0035, 707 West 14th Street
Date: Friday, July 17, 2020 12:56:46 PM
Attachments: [rezoning ordinance - 503 w14th.pdf](#)

*** External Email - Exercise Caution ***

Hey Mark –

The board of the Old Austin Neighborhood Association has asked for some additional conditions regarding the rezoning of 707 W.14th, which is scheduled for the Council meeting on July 30. Specifically, OANA has suggested the same restrictions that have been applied in other recent rezonings in this area, including the rezoning of my property at 503 W.14th.

I'm attaching the [executed ordinance](#) that was done for 503 W.14th last fall. Paragraph 2(B) reflects the additional conditions OANA suggested, which supplement the 60-foot height limit in paragraph (A):

The following uses are not permitted uses on the Property:

- Bail bond services
- Liquor sales
- Outdoor entertainment
- Cocktail lounge
- Outdoor amplified sound
- Pawn shop services

The owner, Jay Reddy, is fine with applying these same conditions to 707 W.14th. Could you help us ensure that these conditions are incorporated in the ordinance presented for approval by Council on July 30? We can reach out to Jerry, Andrew, or whomever, or you're welcome to forward this email.

We'd be grateful for any help you can provide with this. If there's anything else you need, please let me know.

Regards,

Chris Riley
512-658-2350

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